

CAPITAL REGION WATER
 100 PINE DRIVE
 HARRISBURG, PA 17103
 Phone: 1-888-510-0606

PLEASE RETURN BOTTOM PORTION WITH YOUR PAYMENT

ACCOUNT NUMBER	10017013-0
CID:	130557
BILLING DATE	01/25/2017
AMOUNT DUE	194.48
DUE DATE	2/15/17
AFTER DUE DATE PAY	194.48

K3PA33

JAN 31 2017

ALAN INVESTMENTS III LLC
 16 BERRYHILL RD
 SUITE 200
 COLUMBIA SC 29210

www.capitalregionwater.com 1-888-510-0606
 CUSTOMER ACCOUNT INFORMATION RETAIN FOR YOUR RECORDS

CUSTOMER NAME		SERVICE ADDRESS		ACCOUNT NUMBER	
METER NUMBER	SERVICE PERIOD	METER READINGS	CONSUMPTION	GALLONS USED	TYPE OF READINGS
	FROM	PRIOR	PRESENT	WATER	SEWER
80904223	12/6	12/29	0 0	0 0	Actual

RECEIVED

MAR 02 2017

DAUPHIN CAO

Prepare for cold weather: Frozen water pipes in your home can lead to costly repairs. Visit capitalregionwater.com/winterprep to learn how to protect your pipes from freezing.

Automatic monthly withdrawal payments (ACH), Customer Portal online payments and Ebill are available online at www.capitalregionwater.com. Credit Card Payments can be made by calling 1-888-510-0606 to speak with one of our Customer Service Representatives. Only cardholder (Actual Name on Card) is authorized to make a credit card payment.

Previous Balance	228.17
Penalty	0.09
Payments	-40.00
Adjustments	0.00
Prior Balance	188.26

Ready-to-serve water	6.22
Water Utilization	0.00
Sewer Utilization	0.00
Sewer Maintenance	0.00
Current Charges	6.22
Pay This Amount	194.48

PLEASE DETACH & RETURN WITH PAYMENT

	
ACCOUNT NUMBER	10017013-0
CID:	130557
CUSTOMER NAME	ALAN INVESTMENTS III LLC
SERVICE ADDRESS	636 CURTIN ST
BILLING DATE	01/25/2017

00000100170130000194487

ALAN INVESTMENTS III LLC
 16 BERRYHILL RD
 SUITE 200
 COLUMBIA SC 29210

AMOUNT NOW DUE	194.48
DUE DATE	2/15/17
AFTER DUE DATE PAY	194.48

Please make checks payable to: Capital Region Water

Cash Check Money Order

AMOUNT PAID	\$
-------------	----

Capital Region Water
 PO Box 826429
 Philadelphia, PA 19182-6429



VISION PROPERTY MANAGEMENT

Property Application Notes/Questions

16 Berryhill Rd.
Columbie, BC V8Z 2L0

Email:

applications@VPM3.com

Phone: 604-466-7932

Fax: 604-403-6303

Please use this space to provide any additional information about your application that VPM may need to thoroughly process your information.

There will be three total income combined for the purchase of the property at 636 CURTIN STREET attached will be verification. Alre ady have the workers to repare the property to complete the work. (1) Eletrical, (2) PIP WORK, (3) HOME RESTORATION, (4) HOME DEPOT will come and do an estimate on the kitchen cabinets and tiles for the floors and the carpets. I my self will be complete the LAND- SCAPING and out side flour beds- home will be a recovery home for woman which I have been doing for the past (3) years and to assis the ladies involved to gain employment, job search, child care and other areas. so I will ask that you assist me with the help in processing the application because we would like to complete the home within the next month or so; have contacted HABITATE.

If you have any questions during the application process and unable to reach someone during business hours please feel free to include your questions here as a point of reference for the agent reviewing your application.



Property Application
Cover Sheet

16 Berryhill Rd.
Columbia, SC 29210

Email:

applications@VPMJ.com

Phone: 868-468-7932
Fax: 803-403-8303

Please provide information about the property you are applying for below:

Name: CHALMERS A. SIMPSON, JR.
Date: 9-1-2016

Property Code: K3PA33

Property Address: 636 CURTIN STREET
HARRISBURG, PA.17110

How much can you put down?
\$800.00

**PLEASE FILL OUT THE ENTIRE APPLICATION, LEAVING SECTIONS
BLANK WILL ONLY DELAY THE APPLICATION PROCESS**

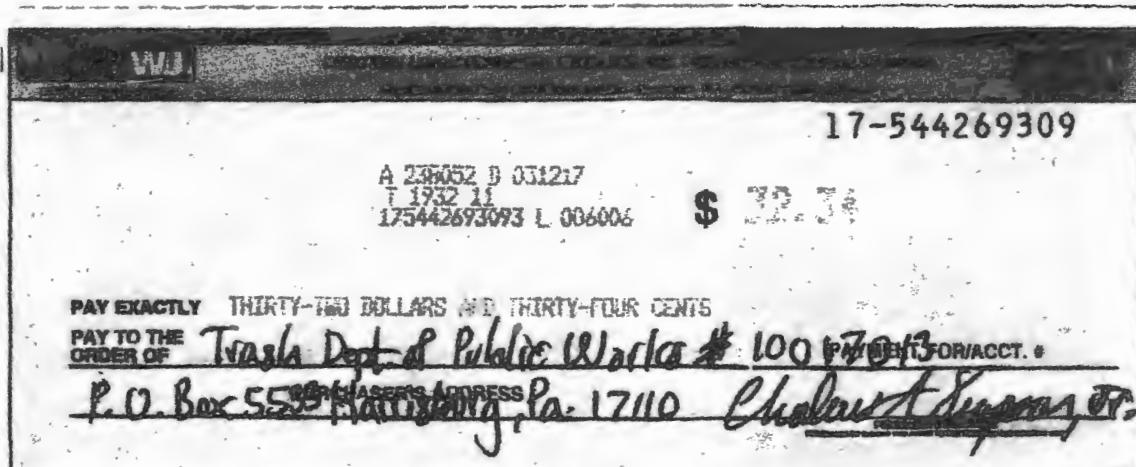
Once this application has been completely filled out please fax or scan and email the complete application, along with copies of all supporting documentation including copies of applicant and co-applicant ID's and Social Security Cards and all proof of income.

If you have any questions during the application process please do not hesitate to call your Property Consultant with your concerns.

卷之三

From: Alex Foster
Phone: 8034039986
Fax: 8034039986
To: [lillian@ccu.edu](#)

WOISSIISUERII XE 4



→ LOAD THIS DIRECTION, THIS SIDE UP

LOAD THIS DIRECTION, THIS SIDE UP ←

MONEY ORDER RECEIPT - NON NEGOTIABLE

Trash Dept of Public Works # 10017013

Try the new Western Union Payments service for all your bills and get guaranteed proof of payment. To learn more and to search over 10,000 billers, goto WesternUnionPayMyBills.com.

AET 238052 LOC 006006 DT 031217 AM 32.34 32DOLLARS AND 34CENTS

Payable to:
Western Union Financial Services Inc. It must be accompanied with all required documentation. Do not send correspondence, information enclosed and/or back. For your own records, it is recommended that you make a photocopy of the completed Money Order before sending it to the receiver.

PURCHASE AGREEMENT: You the purchaser agree that Western Union Financial Services Inc. (WUFS) need not sign purchased or replace, or return a lost or stolen WUFS Money Order unless (1) you fill in the face of the Money Order at the time of purchase, and (2) you report the loss or theft to Western Union Financial Services Inc. in writing immediately, and (3) You provide WUFS with the original Money Order receipt issued by Western Union Financial Services Inc., Englewood, Colorado. For customer service, call 1-800-529-9880.

* 17544269309 *



→ LOAD THIS DIRECTION, THIS SIDE UP

LOAD THIS DIRECTION, THIS SIDE UP ←

MONEY ORDER RECEIPT - NON NEGOTIABLE

Trash Dept of Public Works # 10017013

Try the new Western Union Payments service for all your bills and get guaranteed proof of payment. To learn more and to search over 10,000 billers, goto WesternUnionPayMyBills.com.

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* 17544269309 *



THE CITY OF HARRISBURG
MONTHLY UTILITY BILLING

*** * * TENANT'S COPY * * ***

ACCOUNT NUMBER	BILL DATE	DUE DATE	AMOUNT DUE
10017013-0000 (3)	03/26/2017	04/15/2017	64.68
PROPERTY ADDRESS		PROPERTY OWNER	
636 CURTIN ST		ALAN INVESTMENTS III LLC	
100170130000 T 000195	U T02	AMOUNT PAID: \$	
CHALMERS A SIMPSON PO BOX 5533 HARRISBURG PA 17110-0533	*TENANT		

1610017013000000006468



* 1 6 1 0 0 1 7 0 1 3 0 0 0 0 0 0 6 4 6 8 *

Return this copy with payment payable to: City Treasurer - see new payment address

THE CITY OF HARRISBURG
MONTHLY UTILITY BILLING

ACCOUNT NUMBER	BILL DATE	DUE DATE	AMOUNT DUE
10017013-0000 (3)	03/26/2017	04/15/2017	64.68
PROPERTY ADDRESS		PROPERTY OWNER	
636 CURTIN ST		ALAN INVESTMENTS III LLC	

PREVIOUS AMOUNT BILLED ON 02/26/2017	582.12
03/23/2017 PAYMENT	-549.78
PAST DUE BALANCE REMAINING	32.34
REFUSE PICK-UP	13.00
REFUSE DISPOSAL	19.34
TOTAL NEW CURRENT CHARGES	32.34
TOTAL AMOUNT DUE	64.68

RSS

** PLEASE SEE REVERSE SIDE FOR IMPORTANT INFORMATION **
 YOUR COPY

CITY OF HARRISBURG
MONTHLY UTILITY BILLING

*** * * TENANT'S COPY * * ***

ACCOUNT NUMBER	BILL DATE	DUE DATE	AMOUNT DUE
10017013-0000 (3)	04/26/2017	05/15/2017	32.34
PROPERTY ADDRESS		PROPERTY OWNER	
636 CURTIN ST		ALAN INVESTMENTS III LLC	
100170130000 T	000185	AMOUNT PAID: \$	32.34
CHALMERS A SIMPSON PO BOX 5533 HARRISBURG PA 17110-0533	U T02		

1610017013000000003234



* 1 6 1 0 0 1 7 0 1 3 0 0 0 0 0 0 3 2 3 4 *

Return this copy with payment payable to: City Treasurer - see new payment address

THE CITY OF HARRISBURG
MONTHLY UTILITY BILLING

ACCOUNT NUMBER	BILL DATE	DUE DATE	AMOUNT DUE
10017013-0000 (3)	04/26/2017	05/15/2017	32.34
PROPERTY ADDRESS		PROPERTY OWNER	
636 CURTIN ST		ALAN INVESTMENTS III LLC	

PREVIOUS AMOUNT BILLED ON 03/26/2017	64.68
04/04/2017 PAYMENT	-32.34
04/04/2017 PAYMENT	-32.34
PAST DUE BALANCE REMAINING00
REFUSE PICK-UP	13.00
REFUSE DISPOSAL	19.34
TOTAL NEW CURRENT CHARGES	32.34
TOTAL AMOUNT DUE	32.34

RES

** PLEASE SEE REVERSE SIDE FOR IMPORTANT INFORMATION **
 YOUR COPY

HARRISBURG
1425 CROOKED HILL RD
HARRISBURG
PA
17107-9997
4134840106
2017 (800)275-8777 5:54 PM

t ption	Sale Qty	Final Price
Class	1	\$0.49

(Domestic)
COLUMBIA, SC 29202
Weight: 0 Lb 0.30 Oz
(Expected Delivery Day)
(Monday 03/13/2017)
Certified 1 \$3.35
(@USPS Certified Mail #)
(70123050000039484147)
Return 1 \$2.75
Recipient
USPS Return Receipt #)
590940222246193286863
1 1 (\$0.49)
Fixed Amount:\$0.49)
\$6.10
\$20.10
(\$14.00)

ur tracking number to 28777
to get the latest status.
d Message and Data rates may
You may also visit USPS.com
acking or call 1-800-222-1811.

urry? Self-service kiosks offer
and easy check-out. Any Retail
ate can show you how.

EN SOMEONE'S MAILBOX. Greeting
available for purchase at select
ffices.

stamps at usps.com/shop or call
Stamp24. Go to
on/clicknship to print shipping
with postage. For other
ation call 1-800-ASK-USPS.

ur mail when and where you want
h a secure Post Office Box. Sign
a box online at
www.mnhboxes.

**U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT**
(Domestic Mail Only. No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

COLUMBIA, SC 29202

Postage	\$3.35
Certified Fee	\$2.75
Return Receipt Fee (Endorsement Required)	\$0.00
Restricted Delivery Fee (Endorsement Required)	\$0.00
	\$10.00
Total Postage & Fees	\$0.49
	\$6.59

0106
MAILED
Postmark
Here
03/08/2017

Send To:
Vision Property Management Kelley
Street, Apt. No.:
or PO Box No.:
City, State, ZIP+4
Lloyd, P.O. BOX 488/code 6706
Columbia, SC. 29202

Form 3800, August 2006
See Reverse for Instructions

UNITED STATES POSTAL SERVICE®

CUSTOMER'S RECEIPT

SEE BACK OF THIS RECEIPT FOR IMPORTANT CLAIM INFORMATION	
Pay to	Kelly Lloyd Vision Property Management Code 6706 P.O. Box 488 Columbia, SC 29202
Address	*****
NOT NEGOTIABLE	Serial Number 23978060065
Year, Month, Day	Post Office
Keep This Receipt For Your Records	Amount \$38.00
Date	Denk 14

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none"> <input checked="" type="checkbox"/> Complete items 1, 2, and 3. <input checked="" type="checkbox"/> Print your name and address on the reverse so that we can return the card to you. <input checked="" type="checkbox"/> Attach this card to the back of the mailpiece, or on the front if space permits. 		<p>A. Signature </p> <p>B. Received by (Printed Name) <i>Will H. S.</i></p> <p>C. Date of Delivery <i>4/8/21</i></p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>	
<p>1. Article Addressed to:</p> <p>VISION PROPERTY MANAGEMENT CODE 6706/P.O. BOX 488 Columbia, SC. 29202</p> <p> 9590 9402 2224 6193 2869 31</p>		<p>3. Service Type</p> <p><input type="checkbox"/> Adult Signature <input type="checkbox"/> Adult Signature Restricted Delivery <input checked="" type="checkbox"/> Certified Mail® <input type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Insured Mail <small>Insured Mail Restricted Delivery over \$5000</small></p> <p><input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Registered Mail Restricted Delivery <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Signature Confirmation Restricted Delivery</p>	
<p>2. Article Number (Transfer from service label)</p> <p>7016 0600 0000 5824 1480</p>		<p>Domestic Return Receipt</p>	

PS Form 3811, July 2015 PSN 7530-02-000-0053

Exhibit(a)(8)

QUIT-CLAIM DEED

THIS INDENTURE, Made on the 11 day of Dec A.D. 20 15 by and between
THE GRANTOR U.S. Bank National Association, successor-in-interest to Bank of America, N.A.,
successor by merger to LaSalle Bank, N.A., as Trustee for Structured Asset Investment Loan Trust,
Mortgage Pass-Through Certificates, Series 2004-4, By: Ocwen Loan Servicing, LLC, as Attorney-In-Fact
, whose mailing address is C/O Ocwen Loan Servicing LLC 1661 Worthington Road Suite #100, West Palm
Beach, Florida 33409 party of the first part, and THE GRANTEE Alan Investments III, LLC, party of the
second part, whose address is 16 Berryhill Road Suite 200 Columbia, SC 29210 where to mail future
tax bills.

WITNESSETH, that the said part of the first part, in consideration of the sum of Nine Thousand One
Hundred Fifty Dollars and No Cents and 00/100 (\$9,150.00) Dollars, to be paid by the said party of the
second part (the receipt of which is hereby acknowledged) does by these presents REMISE, RELEASE
AND FOREVER QUIT CLAIM unto the said party of the second part the following described lots, tracts or
parcels of land, lying, being and situate in the County of Dauphin and state of PA, to wit :

SEE ATTACHED EXHIBIT "A"

UPZ-10-017-013

Commonly known as: 636 Curtin Street, Harrisburg, PA 17110

AND BEING the same property conveyed to the Grantor herein by virtue of that certain Sheriff's Deed,
Recorded on: 08/14/2015, Instrument number : 20150020592, among the aforesaid land records.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal on the day and
year above written

Deed Prepared by:	Record & Return To:	Sent Tax Bills To:
PTS - Pennsylvania, Inc. 1000 Abernathy Road NE, Suite 200 Atlanta, GA 30328	RDS GROUP, LLC 22028 FORD ROAD DRB HTS, MI 48127	Alan Investments III, LLC 16 Berryhill Road Suite 200 Columbia, SC 29210



P.O. Box 488 | Columbia | SC | 29202

PLEASE DO NOT IGNORE THIS LETTER

February 15, 2017

Chalmers Simpson Jr, Jessica Ditter
636 Curtin Street
Harrisburg, PA 17110

Property Code: K3PA33

Dear Chalmers and Jessica:

This letter is to inform you of an outstanding balance due, that you may or may not be aware of, in the amount of \$549.78 for an unpaid garbage bill and \$194.48 for an unpaid water bill associated with the property located at 636 Curtin Street.

Pursuant to page 2 of the Lease Agreement signed by you on 09/15/2016, you are responsible for payment of this outstanding debt. Failure to submit payment in full or make mutually agreeable payment arrangements for this debt may result in legal proceedings commencing against you for breach of contract.

Please contact us within fifteen (15) days of the date of this letter to avoid potential negative action.

We accept Visa, MasterCard and Discover payments by phone at (803) 354-5694. A processing fee applies for each payment. If you have questions, please contact me at the number listed above.

Thank you in advance for your cooperation and attention to this matter.

Very truly yours,

Kelly Lloyd
Senior Collection Agent
kllloyd@vpm3.com

There are money orders
which were paid for
water bill you did not know
I paid.

THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

In the event you have or will receive a discharge in bankruptcy, this notice is NOT intended to be an attempt to collect, recover or offset the indebtedness as your personal liability. If you are represented by an attorney, please refer this letter to such attorney and provide us with such attorney's name, address, and telephone number. To the extent your obligations have been discharged, or are subject to an automatic stay of bankruptcy order under Title 11 of the United States Code, this notice is for compliance and information purposes only.

Dated 2/21/17

Chalmers A. Simpson, Jr.

Exhibit(a)(14)

CHALMERS A. SIMPSON, JR
P.O. BOX 5533
HARRISBURG, PA. 17110
717-317-4587

Alan Investments III LLC
16 Derry Hill Road
Suite 200
Columbia, SC. 29210

TO: Alan Investments III LLC

I am contacting you in reference to a letter
I received dated 2-15-17 from Collections Kelly
Lloyd, attached is a copy - I am being
threatened due to bills you failed to pay, if
the amount is not paid in full by 3-31-17
I will file a civil complaint against you.

DATED: 2-21 2017

Chalmers A. Simpson, Jr.
CHALMERS A. SIMPSON, JR

CHALMERS A. SIMPSON, JR
P.O. BOX 5533
HARRISBURG, PA. 17110
717-317-4587

Capital Region Water:
100 Pine Drive
Harrisburg, Pa. 17103
1- 888-510- 0606

TO: Capital Region Water:

I am requesting that any water bill
be created to be sent to P.O. Box 5533
Harrisburg, Pa. 17110 (717) 317-4587 to
Chalmers A. Simpson, Jr. who lives at 636
Curtin Street Harrisburg, Pa. 17110 because I
am the party who pays all bills at location.

- Thank You -

DATED: 3-10- 2017


CHALMERS A. SIMPSON, JR

CAPITAL REGION
WATER

HARRISBURG, PA 17103
Phone: 1-888-510-0606

PLEASE RETURN BOTTOM PORTION WITH YOUR PAYMENT

CID:	130557
BILLING DATE	01/25/2017
AMOUNT DUE	194.48
DUUE DATE	2/15/17
AFTER DUE DATE PAY	194.48

K3PA33

IAN 31 2017

ALAN INVESTMENTS III LLC
16 BERRYHILL RD
SUITE 200
COLUMBIA SC 29210

www.capitalregionwater.com

1-888-510-0606

CUSTOMER ACCOUNT INFORMATION RETAIN FOR YOUR RECORDS

CUSTOMER NAME		SERVICE ADDRESS		ACCOUNT NUMBER	
ALAN INVESTMENTS III LLC		636 CURTIN ST		10017013-0	

METER NUMBER	SERVICE PERIOD		METER READINGS		CONSUMPTION	GALLONS USED		TYPE OF READINGS
	FROM	TO	PRIOR	PRESENT		WATER	SEWER	

80904223	12/6	12/29	0	0	0	0	0	Actual
----------	------	-------	---	---	---	---	---	--------

Previous Balance	228.17
Penalty	0.09
Payments	-40.00
Adjustments	0.00
Prior Balance	188.26
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Sewer Utilization	0.00
Sewer Maintenance	0.00
Current Charges	6.22
Pay This Amount	194.48

Prepare for cold weather: Frozen water pipes in your home can lead to costly repairs. Visit capitalregionwater.com/winterprep to learn how to protect your pipes from freezing.

Automatic monthly withdrawal payments (ACH), Customer Portal online payments and Ebill are available online at www.capitalregionwater.com. Credit Card Payments can be made by calling 1-888-510-0606 to speak with one of our Customer Service Representatives. Only cardholder (Actual Name on Card) is authorized to make a credit card payment.

LEASE DETACH & RETURN WITH PAYMENT

	
	10017013-0
	130557
	ALAN INVESTMENTS III LLC
	636 CURTIN ST
	01/25/2017

00000100170130000194487

ALAN INVESTMENTS III LLC
16 BERRYHILL RD
SUITE 200
COLUMBIA SC 29210

AMOUNT NOT DUE	194.48
DUUE DATE	2/15/17
AFTER DUE DATE PAY	194.48

Please make checks payable to: Capital Region Water

Cash Check Money Order

AMOUNT PAID	\$
-------------	----

Capital Region Water
PO Box 826429
Philadelphia, PA 19182-6429

CHALMERS A. SIMPSON, JR
P.O. BOX 5533
HARRISBURG, PA. 17110
717-317-4587

City of Harrisburg, Dept. of
Public Works, Specialists
Maria M. Pace, 1820 Paxton
Street, Harrisburg, Pa. 17104

TO: Maria M. Pace (Specialists):

I spoke to you a couple of weeks
ago, you stated that you place all bills
from the date of 6-28-2016 in my name
as new owner and that I owe \$291.06 and
Alan Investments III owed \$291.06, please send
verification to me for my records in P.O. Box 5533
Harrisburg, Pa. 17110 urgently please thank you.

DATED: 3-10-2017

Chalmers A. Simpson, Jr.
CHALMERS A. SIMPSON, JR.

**UTILITY SYSTEM
BILLING INFORMATION
UTILITY ACCOUNT ACTIVITY**

03 01 2017
TERM: UCPL
USER: HBG

PROPERTY NUMBER.:	10017013 - 0000 (3)	UNAPPROVED TOTAL:	.00
PROPERTY ADDRESS:	636 CURTIN ST	LAST BILL DUE:	03 18 2017
PROPERTY OWNER:	ALAN INVESTMENTS III LLC	BALANCE	
SELECT DATE UNAPPROVED?	DESCRIPTION	TRANSACTION AMT	REMAINING
()	*** START OF LIST **		
() 02 26 2017	MONTHLY BILLING	32.34 P	582
() 01 26 2017	MONTHLY BILLING	32.34 P	549
() 12 26 2016	MONTHLY BILLING	32.34 P	517
() 11 26 2016	MONTHLY BILLING	32.34 P	485
() 10 26 2016	MONTHLY BILLING	32.34 P	452
() 09 26 2016	MONTHLY BILLING	32.34 P	420
() 08 26 2016	MONTHLY BILLING	32.34 P	388
() 07 26 2016	MONTHLY BILLING	32.34 P	355
() 07 01 2016	NEW OWNER 6/28/2016	P	323
() 06 26 2016	MONTHLY BILLING		323
() 05 26 2016	MONTHLY BILLING	32.34 P	291

<PF7> FOR PRIOR HISTORY

S(X)=TRANS ACTIVITY P(X)=PRINT ACTIVITY M=MENU U=WATER INFO R=RETURN
 F7=BKWD F8=FWD E=RDS Y=CON Z=DR/CR E=ERPP UTY CLEAR=PRES CHGS C=CLEARSTY

you owe \$291.06
 They owed \$291.06



Maria M. Pace

City of Harrisburg
Department of Public Works
1029 Front Street
HARRISBURG, PA 17104

Maria M. Pace
Sanitation Billing Specialist
717 412-4520 EXT 32

E-mail: mpace@cityofhbg.com
Office: (717) 653-6000
Fax: (717) 652-6012

RECEIVED

MAR 03 2017

DALE JEPHIN CAO

PROOF OF SERVICE OF NOTICE OF APPEAL AND RULE TO FILE COMPLAINT

(This proof of service MUST BE FILED WITHIN TEN (10) DAYS AFTER filing of the notice of appeal. Check applicable boxes.)

COMMONWEALTH OF PENNSYLVANIA

COUNTY OF MONTGOMERY

; ss

AFFIDAVIT: I hereby (swear) (affirm) that I served

2017CV34041JU

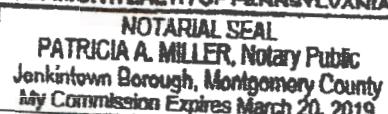
- a copy of the Notice of Appeal, Common Pleas No. _____, upon the Magisterial District Judge designated therein on
(date of service) 5/5/2017 by personal service by (certified) (registered) mail,
Chalmers A. Simpson, Jr.
sender's receipt attached hereto, and upon the appellee, (name) _____, on
5/5/2017 by personal service by (certified) (registered) mail.
sender's receipt attached hereto.

(SWORN) (AFFIRMED) AND SUBSCRIBED BEFORE ME
THIS 5th DAY OF May, 2017

Patricia A. Miller

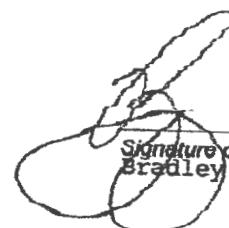
Signature of official before whom affidavit was made

COMMONWEALTH OF PENNSYLVANIA



Notary 1 P-A-M
Title of official

My commission expires on March, 2019



S

Signature of affiant
Bradley J. Osborne, Esquire

COMMONWEALTH OF PENNSYLVANIA
COUNTY OF DAUPHIN



**NOTICE OF
JUDGMENT/TRANSCRIPT CIVIL
CASE**

Mag. Dist. No:	MDJ-12-1-02
MDJ Name:	Honorable Barbara W. Pianka
Address:	2967 A N 7th Street Harrisburg, PA 17110
Telephone:	717-238-3388

Chalmers Simpson
PO Box 5533
Harrisburg, PA 17110

Chalmers Simpson
v.
ALAN INVESTMENTS III LLC

Docket No: MJ-12102-CV-0000030-2017
Case Filed: 3/15/2017

Disposition Summary (cc - Cross Complaint)

Docket No	Plaintiff	Defendant	Disposition	Disposition Date
MJ-12102-CV-0000030-2017	Chalmers Simpson	ALAN INVESTMENTS III LLC	Default Judgment for Plaintiff	04/21/2017

Judgment Summary

Participant	Joint/Several Liability	Individual Liability	Amount
ALAN INVESTMENTS III LLC	\$0.00	\$3,000.00	\$3,000.00
Chalmers Simpson	\$0.00	\$0.00	\$0.00

Judgment Finding (*Post Judgment)

In the matter of Chalmers Simpson vs. ALAN INVESTMENTS III LLC on MJ-12102-CV-0000030-2017, on 4/21/2017 the judgment was awarded as follows:

Judgment Component	Joint/Several Liability	Individual Liability	Deposit Applied	Amount
Civil Judgment	0.00	\$3,000.00		\$3,000.00
			Grand Total:	\$3,000.00

ANY PARTY HAS THE RIGHT TO APPEAL WITHIN 30 DAYS AFTER THE ENTRY OF JUDGMENT BY FILING A NOTICE OF APPEAL WITH THE PROTHONOTARY/CLERK OF COURT OF COMMON PLEAS, CIVIL DIVISION. YOU MUST INCLUDE A COPY OF THIS NOTICE OF JUDGMENT/TRANSCRIPT FORM WITH YOUR NOTICE OF APPEAL.

EXCEPT AS OTHERWISE PROVIDED IN THE RULES OF CIVIL PROCEDURE FOR MAGISTERIAL DISTRICT JUDGES, IF THE JUDGMENT HOLDER ELECTS TO ENTER THE JUDGMENT IN THE COURT OF COMMON PLEAS, ALL FURTHER PROCESS MUST COME FROM THE COURT OF COMMON PLEAS AND NO FURTHER PROCESS MAY BE ISSUED BY THE MAGISTERIAL DISTRICT JUDGE.

UNLESS THE JUDGMENT IS ENTERED IN THE COURT OF COMMON PLEAS, ANYONE INTERESTED IN THE JUDGMENT MAY FILE A REQUEST FOR ENTRY OF SATISFACTION WITH THE MAGISTERIAL DISTRICT JUDGE IF THE JUDGMENT DEBTOR PAYS IN FULL, SETTLES, OR OTHERWISE COMPLIES WITH THE JUDGMENT.

4-21-17

Date

Barbara J. Pianka

Magisterial District Judge Barbara W. Pianka



I certify that this is a true and correct copy of the record of the proceedings containing the judgment.

Date

Magisterial District Judge

COMMONWEALTH OF PENNSYLVANIA

COURT OF COMMON PLEAS

Judicial District, County Of Dauphin

NOTICE OF APPEAL

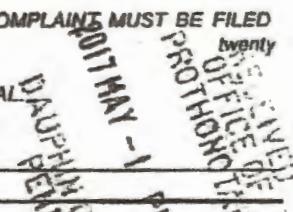
FROM

MAGISTERIAL DISTRICT JUDGE JUDGMENT

COMMON PLEAS No. 2017 CV 3404 DJ

NOTICE OF APPEAL

Notice is given that the appellant has filed in the above Court of Common Pleas an appeal from the judgment rendered by the Magisterial District Judge on the date and in the case referenced below.

NAME OF APPELLANT ALAN INVESTMENTS III LLC	MAG. DIST. NO. 12-01-02	NAME OF MDJ Barbara W. Paintka
ADDRESS OF APPELLANT 61 Berry Hill Road Ste 200	CITY Columbia	STATE SC ZIP CODE 29210
DATE OF JUDGMENT April 21, 2017	IN THE CASE OF (Plaintiff) <u>Chalmers A. Simpson, Jr.</u> v. (Defendant) <u>ALAN INVESTMENTS III LLC</u>	
DOCKET No. MJ-12102-CV-0000030-2017	SIGNATURE OF APPELLANT OR ATTORNEY OR AGENT 	
This block will be signed ONLY when this notation is required under Pa. R.C.P.M.D.J. No. 1008. This Notice of Appeal, when received by the Magisterial District Judge, will operate as a SUPERSEDEAS to the judgment for possession in this case.		If appellant was Claimant (see Pa. R.C.P.M.D.J. No. 1001(6) in action before a Magisterial District Judge, A COMPLAINT MUST BE FILED within (20) days after filing the NOTICE of APPEAL  DAUPHIN COUNTY PROTHONOTARY OFFICE FIVE EIGHTY ONE HUNDRED TWENTY NINE MAY - 1 2017
Signature of Prothonotary or Deputy		

PRAECLPICE TO ENTER RULE TO FILE COMPLAINT AND RULE TO FILE

(This section of form to be used ONLY when appellant was DEFENDANT (see Pa.R.C.P.M.D.J. No. 1001(7) in action before Magisterial District Judge. IF NOT USED, detach from copy of notice of appeal to be served upon appellee.)

PRAECLPICE: To Prothonotary

Enter rule upon Chalmers A. Simpson, Jr.

appellee(s), to file a complaint in this appeal

Name of appellee(s)

(Common Pleas No. 2017 CV 3404 DJ) within twenty (20) days after service of rule or suffer entry of judgment of non pros.

Signature of appellant or attorney or agent

RULE: To Chalmers A. Simpson, Jr.

, appellee(s)

Name of appellee(s)

(1) You are notified that a rule is hereby entered upon you to file a complaint in this appeal within twenty (20) days after the date of service of his rule upon you by personal service or by certified or registered mail.

(2) If you do not file a complaint within this time, a JUDGMENT OF NON PROS MAY BE ENTERED AGAINST YOU.

(3) The date of service of this rule if service was by mail is the date of the mailing.

Date: 5-1-20-17Leeann Bettis

Signature of Prothonotary or Deputy

YOU MUST INCLUDE A COPY OF THE NOTICE OF JUDGMENT/TRANSCRIPT FORM WITH THIS NOTICE OF APPEAL.

The appellee and the magisterial district judge in whose office the judgment was rendered must be served with a copy of this Notice pursuant to Pa.R.C.P.M.D.J. 1008(A).

Exhibit A**Disclosure of Information on Lead-Based Paint and/or Lead-Based Paint Hazards****Lead Warning Statement**

Every purchaser of any interest in residential real property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

Seller's Disclosure

(a) Presence of lead-based paint and/or lead-based paint hazards (check (i) or (ii) below):

(i) Known lead-based paint and/or lead-based paint hazards are present in the housing (explain)

(ii) Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Records and reports available to the seller (check (i) or (ii) below):

(i) Seller has provided the purchaser with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below).

(ii) Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Purchaser's Acknowledgment (initial)

initial > (c) Purchaser has received copies of all information listed above.

initial > (d) Purchaser has received the pamphlet *Protect Your Family from Lead in Your Home*.

(e) Purchaser has (checked (i) or (ii) below):

(i) received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards; or

Choose One >

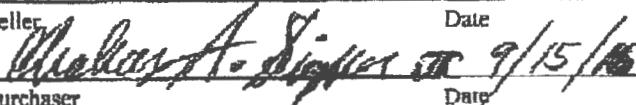
(ii) waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

Agent's Acknowledgment (initial)

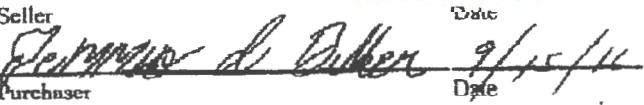
(f) Agent has informed the seller of the seller's obligations under 42 U.S.C. 4852d and is aware of his/her responsibility to ensure compliance.

Certification of Accuracy

The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

Seller	Date
	9/15/16
Purchaser	Date

Agent _____ Date _____

Seller	Date
	9/15/16
Purchaser	Date

Agent _____ Date _____

Exhibit C - Plan of Action (POA)**Exhibit (a)(2)**
Property Address: 636 Curtin Street Harrisburg, PA 17110

GENERAL	Landlord Disclosure/Inspection	Tenant Diligence / Inspection	Responsibility to Cure	Weeks to Complete
Code Violations:	<input type="radio"/> Yes <input type="radio"/> No <input checked="" type="radio"/> Unknown	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
Asbestos:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
Lead Based Paint:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown			
Condemned:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown			
Demo List:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown			

Itemized Description of Responsibilities:

CM was told the house needs to be "registered."

UTILITIES	Landlord Disclosure/Inspection	Tenant Diligence / Inspection	Responsibility to Cure	Weeks to Complete
Electricity on to Meter:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
Water to House/Meter:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
Gas to House/Meter:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown <input type="radio"/> N/A	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown <input type="radio"/> N/A	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0

Itemized Description of Responsibilities:

Contacted UGI will have personalized certify gas personal perform inspection, PPL already approved electrical electricity on, Uncle will performed all plumbing and window work, he is certifly in Hasmatics and plumbing and electrical work

PROPERTY EXPENSES	Landlord Disclosure	Tenant Diligence	Responsibility to Cure	Weeks to Complete
Electric:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
Gas:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
Water:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
Sewer/Septic:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
HOA:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
Taxes:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
Liens:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
Rent/Occupancy Permits:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
Inspections:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0
Fines & Penalties:	<input type="radio"/> Yes <input checked="" type="radio"/> No <input type="radio"/> Unknown	<input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Unknown	<input type="radio"/> Landlord <input checked="" type="radio"/> Tenant	0

Itemized Description of Responsibilities:

Unable to get any information on water
Code enforcement will do an inspection
\$401.93 Garbage Bill

Meeting with Water Company on Monday 19th,
of September, 2016.

Exhibit C - Plan of Action (POA)

MAJOR ITEMS:

- Roof Replacement: Yes No Unknown
 Electrical Upgrade: Yes No Unknown
 Plumbing Upgrade: Yes No Unknown
 HVAC Upgrade: Yes No Unknown
 Structural Repair: Yes No Unknown
 Septic Repair/Replace: Yes No Unknown
 Well Repair/Replace: Yes No Unknown
 Mold Remediation: Yes No Unknown
 Other (Define Below): Yes No Unknown

Landlord Disclosure
Tenant Diligence
Responsibility to Cure
Weeks to Complete

- Yes No Unknown
 Yes No Unknown

- Landlord Tenant
 Landlord Tenant

0
0
0
1 day
0
0
0
0
0
0
0

Itemized Description of Responsibilities:

Needs A/C; CM has a unit he would put in (window unit)

Nephew builds houses and Uncle certified HVAC and electrical. They inspected the house with him.

MINOR ITEMS:

- Roof Repair: Yes No Unknown
 Electrical Repair: Yes No Unknown
 Plumbing Repair: Yes No Unknown
 HVAC Repair: Yes No Unknown
 Mold Remediation: Yes No Unknown
 Debris Removal: Yes No Unknown
 General Exterior Repairs: Yes No Unknown
 General Interior Walls: Yes No Unknown
 General Interior Floors: Yes No Unknown
 General Interior Ceilings: Yes No Unknown
 Smoke Detectors Missing: Yes No Unknown
 Pests/WDO Remediation: Yes No Unknown
 Other (Define Below): Yes No Unknown

Landlord Disclosure
Tenant Diligence
Responsibility to Cure
Weeks to Complete

- Yes No Unknown
 Yes No Unknown

- Landlord Tenant
 Landlord Tenant

0
0
1 day
0
0
0
0
1 day
0
0
0
1 day
0
0
0
0
0
0

Itemized Description of Responsibilities:

Downspout is missing. Vines growing up on the side of the house that will have to be pulled off. Front window is boarded. Nephew will put in new windows

Pipe needed under the sink in the kitchen; CM already purchased this. Uncle will be doing this for him. Water ran from this leak down to the basement. CM stated he did see stains from the water but is positive it is not mold. Ceiling/drywall came down. Nephew will re-do this.

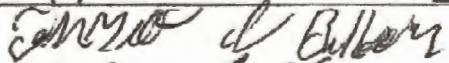
Needs deep clean and cosmetic work. Livable within 1-2 weeks. Nephew and uncle will be making repairs with him. Has most of the material already.

TENANT CERTIFICATION

I hereby certify that I have physically performed a visual inspection of the above noted property, performed the required due diligence as requested, and agree that all "responsibilities to cure" assigned to me will be completed within 2 week(s) from execution of the Lease to Own Agreement by either myself or a licensed and insured contractor. I also agree to assume responsibility for all items and issues marked as "Unknown" by Landlord, will obtain all required building permits, and will pay for all associated permit fees.

FOR INTERNAL USE ONLY

- Tenant agrees to take physical possession of the referenced property upon receipt of first month payment and the Option Agreement Fee.
 Major Repairs are required, and the Tenant has agreed to not take physical occupancy until authorized by the Landlord.
 Monthly rent payments from Tenant will resume on 10 / 15 / 2018.

TENANT:

Print Tenant Name:

Chadmen A. Simpson, Jr.
9 4516

Date:
LANDLORD:
Signature:
Print Landlord Name:
Date:

1

Exhibit (a)(3)



CAPITAL REGION WATER
100 PINE DRIVE
HARRISBURG, PA 17103
Phone: 1-888-510-0606

PLEASE RETURN BOTTOM PORTION WITH YOUR PAYMENT

ACCOUNT NUMBER	10017013-0
CID	130557
BILLING DATE	11/21/2016
AMOUNT DUE	178.30
DUUE DATE	12/15/16
AFTER DUE DATE PAY	180.88

ALAN INVESTMENTS III LLC
16 BERRYHILL RD
SUITE 200
COLUMBIA SC 29210

DEC - 1 2016
178.35

www.capitalregionwater.com

CUSTOMER ACCOUNT INFORMATION RETAIN FOR YOUR RECORDS

1-888-510-0606

CUSTOMER NAME		SERVICE ADDRESS		ACCOUNT NUMBER	
METER NUMBER	SERVICE PERIOD	METER READINGS	CONSUMPTION	GALLONS USED	TYPE OF READINGS
	FROM	PRIOR	PRESENT	WATER	SEWER
	10/5	11/3			

Previous Balance	169.54
Penalty	2.54
Payments	0.00
Adjustments	0.00
Prior Balance	172.08

Ready-to-serve water	6.22
Current Charges	6.22
Pay This Amount	178.30

Prepare for cold weather: Frozen water pipes in your home can lead to costly repairs. Visit capitalregionwater.com/winterprep to learn how to protect your pipes from freezing.

CRW rates effective 1/1/16. Ready to Serve varies by tap size starting @ \$6.22 mth. Water \$7.88/1,000 gal; Sewer \$5.26/1,000 gal; Sewer Maint \$.79/1,000 gal.

The Staff at Capital Region Water wishes you and your family a Safe and Happy Holiday Season!

TREBPRS5
TRES5DICITY TREASURER
CITY OF HARRISBURG
DUPLICATE TAX BILLDATE: 2016/09/06
TIME: 09:36:48
USER: HBG JEO1

PROPERTY NUMBER: 10017013-3

ADDRESS: 636 CURTIN ST
HARRISBURG PA 17110

TYPE OF TAX : CITY REAL ESTATE

-- OWNERS AT TIME OF BILLING --

YEAR OF TAX : 2016

U.S. BANK NA

DATE OF BILL: 01/15/2016

NAME OF PAYEE:

	MILLEAGE	APPRAISAL
LAND	.0309700	6,600
IMPROVEMENTS	.0051600	31,200

DISCOUNT	FLAT	PENALTY	BALANCE DUE
358.08	365.39	401.93	401.93
DUE BY: 03/15/2016	05/15/2016	12/31/2016	

---- MAILING ADDRESS ----

U.S. BANK NATIONAL ASSOCIATION
1661 WORTHINGTON RD
WEST PALM BEACH FL 33409-6493

C/O OCWEN LOAN SERVI

TREBPRS5
TRES5DICITY TREASURER
CITY OF HARRISBURG
DUPLICATE TAX BILLDATE: 2016/09/06
TIME: 09:36:48
USER: HBG JEO1

PROPERTY NUMBER: 10017013-3

ADDRESS: 636 CURTIN ST
HARRISBURG PA 17110

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U.S. BANK NA

DATE OF BILL: 01/15/2016

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LAND	.0309700	6,600
IMPROVEMENTS	.0051600	31,200

DISCOUNT	FLAT	PENALTY	BALANCE DUE
358.08	365.39	401.93	401.93
DUE BY: 03/15/2016	05/15/2016	12/31/2016	

---- MAILING ADDRESS ----

U.S. BANK NATIONAL ASSOCIATION
1661 WORTHINGTON RD
WEST PALM BEACH FL 33409-6493

C/O OCWEN LOAN SERVI

TREBPRS5
TRES5DI

CITY TREASURER
CITY OF HARRISBURG
DUPLICATE TAX BILL

DATE: 2016/09/06
TIME: 09:36:59
USER: HBG JE01

PROPERTY NUMBER: 10017013-3

ADDRESS: 636 CURTIN ST
HARRISBURG PA 17110

TYPE OF TAX : HARRISBURG SCHOOL DISTRICT

-- OWNERS AT TIME OF BILLING --

YEAR OF TAX : 2016

ALAN INVESTMENTS III LLC

DATE OF BILL: 07/18/2016

NAME OF PAYEE:

	MILLEAGE	APPRAISAL
LAND	.0278000	6,600
IMPROVEMENTS	.0278000	31.200

DISCOUNT	FLAT	PENALTY	BALANCE DUE
598.60	610.82	671.90	598.60
DUE BY: 09/18/2016	11/18/2016	12/30/2016	

---- MAILING ADDRESS ----

ALAN INVESTMENTS III LLC
16 BERRYHILL RD
COLUMBIA SC 29210

STE 200

TREBPRS5
TRES5DI

CITY TREASURER
CITY OF HARRISBURG
DUPLICATE TAX BILL

DATE: 2016/09/06
TIME: 09:36:59
USER: HBG JE01

PROPERTY NUMBER: 10017013-3

ADDRESS: 636 CURTIN ST
HARRISBURG PA 17110

TYPE OF TAX : HARRISBURG SCHOOL DISTRICT

-- OWNERS AT TIME OF BILLING --

YEAR OF TAX : 2016

ALAN INVESTMENTS III LLC

DATE OF BILL: 07/18/2016

NAME OF PAYEE:

	MILLEAGE	APPRAISAL
LAND	.0278000	6,600
IMPROVEMENTS	.0278000	31,200

DISCOUNT	FLAT	PENALTY	BALANCE DUE
598.60	610.82	671.90	598.60
DUE BY: 09/18/2016	11/18/2016	12/30/2016	

---- MAILING ADDRESS ----

ALAN INVESTMENTS III LLC
16 BERRYHILL RD
COLUMBIA SC 29210

STE 200

**COMMONWEALTH OF PENNSYLVANIA
COUNTY OF: DAUPHIN****CIVIL COMPLAINT**

Magisterial District Number: 12-1-02

MDJ Name: Hon. Barbara W. Painka

Address: 2967 N. 7th Street
Harrisburg, Pa. 17110

Telephone: (717) 238-3388

PLAINTIFF: NAME and ADDRESS

CHALMERS A. SIMPSON, JR.
 P.C. Box 5533
 Harrisburg, Pa. 17110

VS.

DEFENDANT: NAME and ADDRESS

ALAN INVESTMENTS III LLC
 61 Berry Hill Road Ste. 200
 Columbia, SC. 29210

Docket No.:

Date Filed:



	AMOUNT	DATE PAID
FILING COSTS	\$ _____	_____
POSTAGE	\$ _____	_____
SERVICE COSTS	\$ _____	_____
CONSTABLE ED.	\$ _____	_____
TOTAL	\$ 0.00	_____

Social security numbers and financial information (e.g. PINS) should not be listed. If the identity of an account number must be established, list only the last four digits. 204 Pa.Code §§ 213.1 - 213.7.

Pa.R.C.P.M.D.J. No. 206 sets forth those costs recoverable by the prevailing party.

TO THE DEFENDANT: The above named plaintiff(s) asks judgment against you for \$3,000.00 together with costs upon the following claim (Civil fines must include citation of the statute or ordinance violated):

On November of 2016 plaintiff was sent a copy of a Trash Bill which was a balance owed by defendants, plaintiff made contact with the owners which stated that defendants never owned any property in Harrisburg Pennsylvania which was located at 636 Curtin Street, further investigation by plaintiff revealed that defendants were the old owners of the property. Plaintiff on 3-1-2017 made contact with Specialist Maria M. Pace of Department of Public Works verified that a balance was owed by defendants prior to plaintiff renting property at 636 Curtin Street. On February 26th, 2017 Vision Property Manager threatened plaintiff and attempted to collect a out standing balance which should have been paid by defendants who refused to handle their bills prior to plaintiff renting the property. When plaintiff first contacted the water company who stated that they will not turn the water on unless plaintiff pay the bill, plaintiff was forced to pay that bill as well as the trash bill in order to have shower..bath and any water, defendants failure to pay their bills prior to plaintiff being apart of the property is ignorant and the have forced plaintiff into paying money that plaintiff does not have nor can plaintiff afford to pay these out standing balances which should have been payed prior to plaintiff renting property, wherefore plaintiff request that a judgement be awarded in the amount listed plus damages and fees.

I, Chalmers A. Simpson, Jr. verify that the facts set forth in this complaint are true and correct to the best of my knowledge, information, and belief. This statement is made subject to the penalties of Section 4904 of the Crimes Code (18 PA. C.S. § 4904) related to unsworn falsification to authorities.

3-1-2017

(Signature of Plaintiff or Authorized Agent)

The plaintiff's attorney shall file an entry of appearance with the magisterial district court pursuant to Pa.R.C.P.M.D.J. 207.1.

IF YOU INTEND TO ENTER A DEFENSE TO THIS COMPLAINT, YOU SHOULD NOTIFY THIS OFFICE IMMEDIATELY AT THE ABOVE TELEPHONE NUMBER. YOU MUST APPEAR AT THE HEARING AND PRESENT YOUR DEFENSE. UNLESS YOU DO, JUDGMENT MAY BE ENTERED AGAINST YOU BY DEFAULT.

If you have a claim against the plaintiff which is within the magisterial district judge jurisdiction and which you intend to assert at the hearing, you must file it on a complaint form at this office at least five days before the date set for the hearing.

If you are disabled and require a reasonable accommodation to gain access to the Magisterial District Court and its services, please contact the Magisterial District Court at the above address or telephone number. We are unable to provide transportation.

(a)(10)

**COMMONWEALTH OF PENNSYLVANIA
COUNTY OF: DAUPHIN**

Magisterial District Number:	12-1-02
REC Name:	Hon. Barbara W. Paintka
Address:	2967 N. 7th Street Harrisburg, Pa. 17110
Telephone:	(717) 238-3388

CIVIL COMPLAINT

PLAINTIFF: NAME and ADDRESS

CHALMERS A. SIMPSON, JR.
P.O. Box 5533
Harrisburg, Pa. 17110

VS.

DEFENDANT: NAME and ADDRESS

ALAN INVESTMENTS III LLC
61 Berry Hill Road Ste. 200
Columbia, SC. 29210

Docket No.: CV-3017

Date Filed: 3/15/17



	AMOUNT	DATE PAID
FILING COSTS	\$ <i>Inform</i>	
POSTAGE	\$ <i>Inform</i>	
SERVICE COSTS	\$ <i>Inform</i>	
CONSTABLE ED.	\$ <i>Inform</i>	
TOTAL	\$ 0.00 <i>Inform</i>	

Social security numbers and financial information (e.g. PINS) should not be listed. If the identity of an account number must be established, list only the last four digits. 204 Pa.Code §§ 213.1 - 213.7.

Pa.R.C.P.M.D.J. No. 206 sets forth those costs recoverable by the prevailing party.

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I, Chalmers A. Simpson, Jr. verify that the facts set forth in this complaint are true and correct to the best of my knowledge, information, and belief. This statement is made subject to the penalties of Section 4904 of the Crimes Code (18 PA. C.S. § 4904) related to unsworn falsification to authorities.

3-1-2017

Chalmers A. Simpson, Jr.
(Signature of Plaintiff or Authorized Agent)

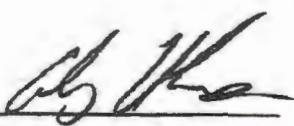
The plaintiff's attorney shall file an entry of appearance with the magisterial district court pursuant to Pa.R.C.P.M.D.J. 207.1.

IF YOU INTEND TO ENTER A DEFENSE TO THIS COMPLAINT, YOU SHOULD NOTIFY THIS OFFICE IMMEDIATELY AT THE ABOVE TELEPHONE NUMBER. YOU MUST APPEAR AT THE HEARING AND PRESENT YOUR DEFENSE. UNLESS YOU DO, JUDGMENT MAY BE ENTERED AGAINST YOU BY DEFAULT.

If you have a claim against the plaintiff which is within the

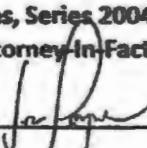
(a)(9)

THIS INSTRUMENT IS BEING RECORDED AS AN ACCOMMODATION ONLY, with no Representation as to its effect upon title, NO TITLE INSURANCE ISSUED!



Witness
Chris Heinichen

U.S. Bank National Association, successor-in-interest to Bank of America, N.A., successor by merger to LaSalle Bank, N.A., as Trustee for Structured Asset Investment Loan Trust, Mortgage Pass-Through Certificates, Series 2004-4 , By: Ocwen Loan Servicing, LLC, as Attorney-In-Fact

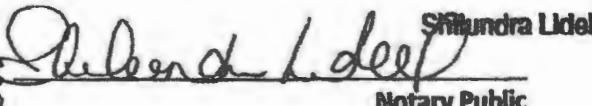
By:  Jose Manrique
Title: Content Management Coordinator
By: Ocwen Loan Servicing, LLC, as Attorney-In-Fact

ACKNOWLEDGEMENT

STATE OF FLORIDA

COUNTY OF PALM BEACH

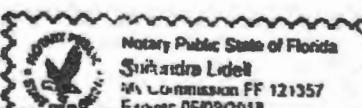
I certify that on this 11 day of Dec., 20 15, before me, the subscriber, a Notary Public of the State aforesaid, personally appeared Jose Manrique,
Title: Content Management Coordinator of Ocwen Loan Servicing, LLC, Attorney-In-Fact for U.S. Bank National Association, successor-in-interest to Bank of America, N.A., successor by merger to LaSalle Bank, N.A., as Trustee for Structured Asset Investment Loan Trust, Mortgage Pass-Through Certificates, Series 2004-4 whose name is subscribed to the within instrument, and acknowledged the foregoing deed to be his/her act under the authority of the Grantor and also certify, under penalties of perjury, that he/she is duly authorized to execute same and that the consideration recited herein is true and correct.



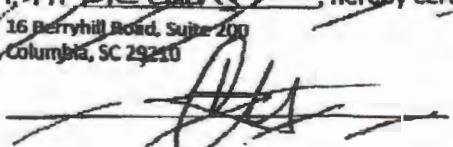
Shundra Lidell
Notary Public

My term expires:

J. APRIL LUCAS
16 Berryhill Road, Suite 200
Columbia, SC 29210



I hereby certify that the mailing address of the above Grantees is:


BY:

Personally Known To Me

POA Recorded simultaneously herewith

(a) (12)

James M. Zugay, Esq.
Recorder of Deeds
(717) 780-6560
jzugay@dauphinc.org

Candace E. Meck
First Deputy
www.dauphinc.org/deeds

Dauphin County



Location:
Dauphin County Courthouse
Room 102
101 Market Street
Harrisburg, PA 17101

Recorder of Deeds

Harrisburg, Pennsylvania

CERTIFIED END PAGE

INSTRUMENT #: 20160015920
RECORD DATE: 6/28/2016 3:49:51 PM
RECORDED BY: SKREVSKY
DOC TYPE: DEED HBG
AGENT: RDS GROUP, LLC
DIRECT NAME: U.S. BANK NATIONAL ASSOCIATION, TR BY AIF
INDIRECT NAME: ALAN INVESTMENTS III, LLC

ACT 8 OF 1998: \$5.00

COMMONWEALTH OF PA: \$91.50
MUNICIPALITY: \$45.75 HARRISBURG CITY
SCHOOL DISTRICT: \$45.75 HARRISBURG
AOPC: \$35.50
AFFORDABLE HOUSING: \$13.00

UPICount: 1
UPIFee: 20
UPIList: 10-017-013-000-0000

I Certify This Document To Be Recorded
In Dauphin County, Pennsylvania.



A handwritten signature of James M. Zugay.

James M. Zugay, Recorder of Deeds

THIS IS A CERTIFICATION PAGE

PLEASE DO NOT DETACH

THIS PAGE IS NOW PART OF THIS LEGAL DOCUMENT

UTY10MI4 UTY10DI4 UTY15FAC UTILITY SYSTEM 01 03 2017 10:05:39
 H STATUS DATE: Case 1:21-cv-01205-SHR Document 7 Filed 07/08/21 Page 30 of 32 TERM: UCFLPWC9
 TOTAL PPL DUE: (a)(3) STATUS CODE: DELQ PPL DUE: USER: HBG MMP1
 PROPERTY NUMBER.: 10017013 - 0000 (3) RO
 PROPERTY ADDRESS: 636 CURTIN ST OWNER: ALAN INVESTMENTS III LLC
 TOTAL CHARGES DUE: 517.44 TOTAL PENALTIES DUE: .00

SELECT	CURR CHG	DELINQ CHG	CURR PEN	DELINQ PEN	TOTAL
(_) REFUSE	13.00	194.99	.00	.00	207.99
(_) DISPOSAL	19.34	290.11	.00	.00	309.45
(_)	.00	.00	.00	.00	.00
(_)	.00	.00	.00	.00	.00
(_)	.00	.00	.00	.00	.00
(_)	.00	.00	.00	.00	.00
(_)	.00	.00	.00	.00	.00
(_)	.00	.00	.00	.00	.00
(_)	.00	.00	.00	.00	.00
(_)	.00	.00	.00	.00	.00
(_)	.00	.00	.00	.00	.00
(_)	.00	.00	.00	.00	.00
(_)	.00	.00	.00	.00	.00
	32.34	485.10	.00	.00	517.44
TOTAL DUE:	517.44	TOTAL WITH CREDITS:	517.44	LAST PAYMENT:	10 07 2015

S(X)=DETAIL W=RDGS Y=COM Z=DR/CR U=WATER/TRASH F12=PROP SEARCH
 M=MENU E=EXIT UTY H=HIST C=COLLECTIONS P=PAYMENT PLAN INFO

W **Exhibit A(3) UTILITY ACCOUNT ACTIVITY**

 TERM: UCFLPWC9
 USER: HBG MMP1

PROPERTY NUMBER.:	10017013 - 0000 (3)	UNAPPROVED TOTAL:	.00
PROPERTY ADDRESS:	636 CURTIN ST	LAST BILL DUE:	01 15 2017
PROPERTY OWNER:	ALAN INVESTMENTS III LLC		BALANCE
SELECT	DATE UNAPROVD?	DESCRIPTION	TRANSACTION AMT
()		*** START OF LIST **	REMAINING
()	12 26 2016	MONTHLY BILLING	32.34 P 517.44
()	11 26 2016	MONTHLY BILLING	32.34 P 485.10
()	10 26 2016	MONTHLY BILLING	32.34 P 452.76
()	09 26 2016	MONTHLY BILLING	32.34 P 420.42
()	08 26 2016	MONTHLY BILLING	32.34 P 388.08
()	07 26 2016	MONTHLY BILLING	32.34 P 355.74
()	07 01 2016	NEW OWNER 6/28/2016	P 323.40
()	06 26 2016	MONTHLY BILLING	32.34 P 323.40
()	05 26 2016	MONTHLY BILLING	32.34 P 291.06
()	04 26 2016	MONTHLY BILLING	32.34 P 258.72
()	03 26 2016	MONTHLY BILLING	32.34 P 226.38

<PF7> FOR PRIOR HISTORY

S(X)=TRANS ACTIVITY P(X)=PRINT ACTIVITY M=MENU U=WATER INFO R=RETURN

F7=BKWD F8=FWD W=RDGS Y=COM Z=DR/CR E=EXIT UTY CLEAR=PRES CHGS C=COLLECTIONS

PRO30M
PRO30DU

Case 1:21-cv-01205-SHR Document 7 Filed 07/08/21 Page 32 of 32

DATE: 01/03/17
TIME: 09:53:08
CONT: HBG RZN1

(A)(7) CAPITOL AREA PROPERTY SYSTEM PROPERTY MAILING ADDRESS TYPE - UPDATE / DELETE

PROPERTY NO: 10017013 3 636 CURTIN ST HARRISBURG PA 171102424
OWNER NAME: ALAN INVESTMENTS III LLC ID-NO: 063127
ADDR: 16 BERRYHILL RD COLUMBIA SC 292100000

DELETE: (Y/N) BOTH TAX & UTILITY MAILING

TYPE: B

NAME: ALAN INVESTMENTS III LLC

ID-NO: 065721

ADDRESS: 16 BERRYHILL RD

STE 200

COLUMBIA

SC 292100000

| ADD: DAT1 160701

| UPD:

DELETE: (Y/N)

TYPE:

NAME:

ID-NO:

ADDRESS:

| ADD:

| UPD:

FUNCTIONS: I=INQ U=UPD L=MAIL REC UPD A=ADD NEW ADDR C=CLEAR M=MENU E=EXIT